



20040715000391070 Pg 1/2 22.00
Shelby Cnty Judge of Probate, AL
07/15/2004 11:35:00 FILED/CERTIFIED

SEND TAX NOTICES TO:

~~Douglas G. Moore~~

James R. Moncus, Jr.

1313 Alford Avenue

Birmingham, Alabama 35226

QUITCLAIM DEED

This quitclaim deed is being filed to reconvey to Douglas G. Moore, that certain Parcel 3 erroneously conveyed by Douglas G. Moore to LOWERLINE CORPORATION by that certain Statutory Warranty Deed recorded as Instrument 20040112000018760 in the Office of the Judge of Probate of Shelby County, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY

*To clear title
\$5000.00*

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten Dollars (\$10.00) to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, **LOWERLINE CORPORATION** (herein referred to as "Grantor"), hereby grants, bargains, sells, and conveys unto **Douglas G. Moore** (herein referred to as "Grantee"), the following described real estate situated in Shelby County, Alabama, which was deeded by Grantee to Grantor in error, to wit:

PARCEL 3:

From a 3/4" pipe at the NE corner of Section 20, Township 24 North, Range 12 East, being the point of beginning of herein described parcel of land; run thence South along an accepted segment of the East boundary of the NE 1/4 - NE 1/4 of said Section 20 a distance of 809.99 feet to a 5/8" rebar; thence turn 00°02'10" left and run 508.16 feet along an accepted segment of the East boundary of said NE 1/4 - NE 1/4 to a 1/2" pipe accepted as the NE corner of the SE 1/4 - NE 1/4 of said Section 20; thence turn 00°57'50" left and run 400.62 feet along the accepted East boundary of the SE 1/4 - NE 1/4 of said Section 20 to a 5/8" rebar; thence continue along said course and along the accepted East boundary of said SE 1/4 - NE 1/4 a distance of 25.00 feet to a point in the center of a 50 foot easement for ingress and egress, being 903.78 feet North of a 4" x 4" concrete monument accepted as the SE corner of the SE 1/4 - NE 1/4 of said Section 20; thence turn 89°25'20" right and run 367.02 feet along said easement centerline to a point; thence turn 50°57'06" right and run 240.54 feet along said easement centerline to a point; thence turn 26°38'36" right and run 437.11 along said easement centerline to a point; thence turn 15°32'19" left and run 186.55 feet along said easement centerline to a point in the center of a 50 foot radius cul-de-sac; thence turn 44°04'35" right and run 1008.81 feet to a 1/2" rebar on the accepted North boundary of the NE 1/4 of said Section 20, said point being 2211.45 feet East of a 5/8" rebar accepted as the NW corner of the NW 1/4 - NE 1/4 of said Section 20; thence turn 75°57'51" right and run 482.70 feet to the point of beginning of the herein described parcel of land.

Situated in the E 1/2 - NE 1/4 of Section 20, Township 24 North, Range 12 East, Shelby County, Alabama.

SUBJECT TO taxes, easements, liens, restrictions, covenants, encumbrances, and

mortgages of record.

TO HAVE AND TO HOLD the described premises to Grantee, forever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed on the 9 day of ~~May~~, 2004.
July

LOWERLINE CORPORATION

BY Marc Porter
Marc Porter (Its President)

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Marc Porter, whose name as President of LOWERLINE CORPORATION, a corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he, as such officer, and with full authority, executed the same voluntarily, as an act of said corporation, acting in its capacity as aforesaid.

Given under my hand and official seal, this the 25 day of May, 2004.

William B. Hairston III
NOTARY PUBLIC
My Commission Expires: 6/7/07

**THIS INSTRUMENT PREPARED BY AND AFTER
RECORDATION SHOULD BE RETURNED TO:**

William B. Hairston III
Engel, Hairston, & Johanson P.C.
P.O. Box 11405
Birmingham, Alabama, 35202
(205) 328-4600